



NOTES

1. TAX MAP: 69-4-0013-13
2. ZONE: R-3
3. LOT AREA: 12,384 SQUARE FEET
4. REQUIRED YARDS:

FRONT:	=	30 FEET
SIDE:	=	12 FEET
REAR:	=	25 FEET
5. HEIGHTS:

DWELLING	=	15.2 FEET
DECK	=	8.6 FEET
SHED "A"	=	9.8 FEET
SHED "B"	=	8.6 FEET
SHED "C"	=	8.3 FEET
GAZEBO	=	8.6 FEET
FENCES	=	AS NOTED
WALLS	=	AS NOTED
CAR PORT	=	11.3 FEET
PROPOSED SUN ROOM	=	11.3 FEET
6. THIS PROPERTY IS SERVED BY PUBLIC WATER AND SEWER.
7. THERE IS NO OBSERVABLE EVIDENCE OF GRAVE SITES OR BURIAL GROUNDS ON THIS PROPERTY.
8. ALL IMPROVEMENTS SHOWN ON THIS PLAT ARE EXISTING UNLESS DENOTED AS PROPOSED.
9. UTILITIES ARE UNDERGROUND.

RECEIVED  
DEPARTMENT OF PLANNING AND ZONING  
JAN 24 2001

PLAT  
SHOWING THE IMPROVEMENTS ON LOT 13 SECTION 1  
BRADFIELD  
BRADDOCK DISTRICT  
FAIRFAX COUNTY, VIRGINIA  
SCALE: 1" = 10' OCTOBER 17, 2000  
JANUARY 23, 2001 (REVISED)

PLAT SUBJECT TO RESTRICTIONS OF RECORD. TITLE REPORT NOT FURNISHED.		CASE NAME:  ROCHFORD
I HEREBY CERTIFY THAT THE POSITIONS OF ALL THE EXISTING IMPROVEMENTS HAVE BEEN CAREFULLY ESTABLISHED BY A TRANSECT TAPE SURVEY AND UNLESS OTHERWISE SHOWN, THERE ARE NO VISIBLE ENCROACHMENTS.  KENNETH W. WHITE, L.S.		ALEXANDRIA SURVEYS, INC. 9343 SOUTH KINGS HIGHWAY ALEXANDRIA, VIRGINIA 22308 703-880-6815 FAX 703-768-7784